

Town of Roann

Meeting Minutes

8 October 2013

I. Call to order

James Francis called to order the regular meeting of the **Town of Roann** at **7:00 p.m.** on the **8th day of October** in **Roann Town Hall**.

II. Roll call

The following persons were present: James Francis, James Pell, Robert "M" Ferguson Jr., Kristina Lynn, Bruce Shaw, and 20 citizens.

III. Approval of minutes from last meeting

Robert "M" Ferguson Jr. read the minutes from the last meeting. The minutes were approved as amended.

IV. Open issues

- a) Steve Hicks was present to speak to the Town Council about the hiring of a Night Watchman or Town Marshall. James Francis asked what Steve Hicks had thought on the subject. Steve Hicks said as a Night Watchman he would only be able to call in anything he may observe to the Sheriff's Office. James Francis wanted to know if Steve Hicks had prepared an outline of duties and hours. Steve Hicks will prepare some templates and bring them back to the Town Council in November.
- b) The Town Council was presented with the 2014 Budget for adoption. After looking over the copies of the 2014 Budget. James Pell moved to adopt the 2014 Budget. James Pell voted Aye, James Francis voted Aye. Susan Floor was absent and the 2014 Budget was attested by Robert "M" Ferguson Jr.
- c) James Francis tabled the Salary Ordinance 2014-2 until the November meeting.
- d) Kristina Lynn emailed a copy of the Ordinance No. 5-2013 for the charges to an outside company that would purchase water for the town. The matter was tabled while the Town Council reviewed the Ordinance.

New Business

- a) Trick or Treat was set for October 31st from 5:30pm to 7:30pm. Robert "M" Ferguson Jr. will inform The Plain Dealer.
- b) Carol Long, a representative from the Roann Ministerial Society, requested the Town Council to shut down Chippewa Street between Allen Street and Walnut Street on October 31st from 5:30pm to 7:30pm for a Harvest Festival. Carol Long had talked with many of the merchants and they had agreed in having the street blocked off. This would be a chance for the children of the community and surrounding communities to come and have fun and play games. There was also going to be a band playing that evening.
- c) Robert "M" Ferguson Jr. reported to the Town Council that the Roann Town Hall was now an election sight. The Town of Roann had also received a grant

from the Indiana Election Administrator for the amount of \$3,900.00. the monies was to be used as follows, \$2,700.00 for an automatic front door opener and to reverse the front door and \$1,200.00 to put in two handicap parking areas in front of the Town Hall building.

- d) Kristina Lynn will send a letter to the Roann's Community Heritage, INC. about the log cabin. It has been brought to the attention of the Town Council that there are changes being made. The Town Council would like the Roann's Community Heritage, Inc. to bring those changes they wish to make before the Town Council.
- e) James Francis brought up the subject of the "Old School". Kristina Lynn brought to the attention of the Town Council that the Roann Family Recreation Center is still the legal owner of the property. The property was deeded to them by the Metropolitan School District and has never been changed. They are administratively dissolved, however they still own the property. There are procedures for a non-for-profit organization to dispose of its assets when it dissolves and they have not done any of that. The Town of Roann has no authority to condemn or force improvements to the property. Zoning and condemnation proceeding has to be done by the county. In accordance with Ordinance Number 2-1970 the Wabash County Plan Commission was appointed as the Commissioner of Building for the Town of Roann. So any actions have to be originated through the Planning Commissioners office. Robert "M" Ferguson Jr. made the statement that the Town of Roann has never owned that property. The warranty deed was issued by MSD of Wabash County to the Roann Family Recreation Center. Robert "M" Ferguson Jr. reported that he had been in contact with the Wabash County Commissioners for a year and a half. He reported monthly or bi-monthly meetings with one of the Commissioners. Chris Shaw from Brownsfield came to Roann to inspect the old school but because there was no signature on the form to authorize him access to the building the EPA would not allow him to enter. There is no money that can be secured until the building has been inspected. The only people that can sign the document are one of the four people the hold the deed to the building. Robert "M" Ferguson Jr. has talked to at least 3 people on the deed and asked for a signature and they had told him no. James Francis went on to say that we all share the same concern and he would like that we all move in the same direction on this. James Francis wants to have a letter sent to Mike Howard of the Wabash County Planning Commission. Mark Coppler asked if there was asbestos in the building. Bruce Shaw explained that some of the asbestos was removed from around the heat duct but he also believed that asbestos was used in making concrete. Robert "M" Ferguson Jr. said that is where Chris Shaw of Brownsfield comes in. He is to inspect the building to see if there is asbestos or lead base paint, but he cannot go inside the front door because he can't legally enter without a signature. James Francis suggested a parallel path to see if there were monies available to put a fence around the perimeter of the building. He also added we should look into the legal ramifications of the Town of Roann doing that. Kristina Lynn said "We have talked about this a long time ago. If you don't do something you are probably going to be sued, but at least you can take the stand point that we have taken all along. It is not our responsibly because we didn't do anything to take responsibly. If we do something to take responsibly you are going to be sued. This is why we have decided because of that liability we weren't going to do anything to expose us

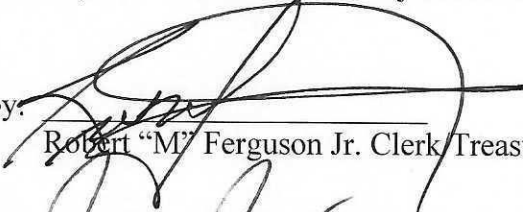
to greater liability. And so, from a legal standpoint, I would say do not do anything do not take any responsibility you're going to increase your risk of liability if something happened". James Francis said that we want to work together to solve the problem. James Francis asked Bruce Shaw if he would get a quote on a fence to surround the school. James Francis asked Kristina Lynn to send a letter to get a timeline on the process of getting the project moving.

- f) Bruce Shaw has a well that is in need of a valve. He suggests we get a Variable Frequency Drive (VFD) which would save money in the long run. Bruce Shaw is getting further information.
- g) Kristina Lynn said they had a town wide meeting and talked about what the Main Street Committee and the Town Board and some of the other committees have been doing. They talked about issues and concerns. A huge concern was the school and a parking issue. Main Street committee needs to meet with people from the State and Kristina has contacted them. She felt it was a productive meeting. James Francis asked about the possibly of having issues from that meeting being put on the agenda for the Town Council. Kristina Lynn said that this is the goal of the committees to do that.
- h) The ladder is broke on the slide at the playground. Robert "M" Ferguson Jr. will look to find out about the company that manufactured the ladder.
- i) There is a street light out around the south end of Arnold Street. Bruce Shaw will call and have that taken care of.
- j) An alley around Church Street had a low spot and was retaining water. Bruce Shaw will take the drag box through the alley and try to correct the problem.

V. Adjournment

James Pell made a motion to adjourn. **James Francis** adjourned the meeting at **8:58 pm.**

Minutes respectfully submitted by:


Robert "M" Ferguson Jr. Clerk/Treasurer

Minutes approved by:


James Francis Board President